



THE DISTRICT

110 Ladiga Street SW, Jacksonville, AL 36265

FOR LEASE



Property Highlights

- ±5,000 SF available across 3 contiguous storefronts (760–2,250 SF)
- ±11,132 SF total retail GLA in Phase 1
- 96 on-site parking spaces, newly paved
- Q1 2026 delivery – full gut renovation underway
- High visibility from Hwy 21 (25,000+ VPD)
- Steps from Jacksonville State University (10,000+ students)

LOCATION DESCRIPTION

The District is a multi-phase revitalization project located on the historic town square of Jacksonville, AL – a fast-growing university town in East Alabama. Positioned along Highway 21 and within walking distance to Jacksonville State University, the development offers unmatched visibility and foot traffic.

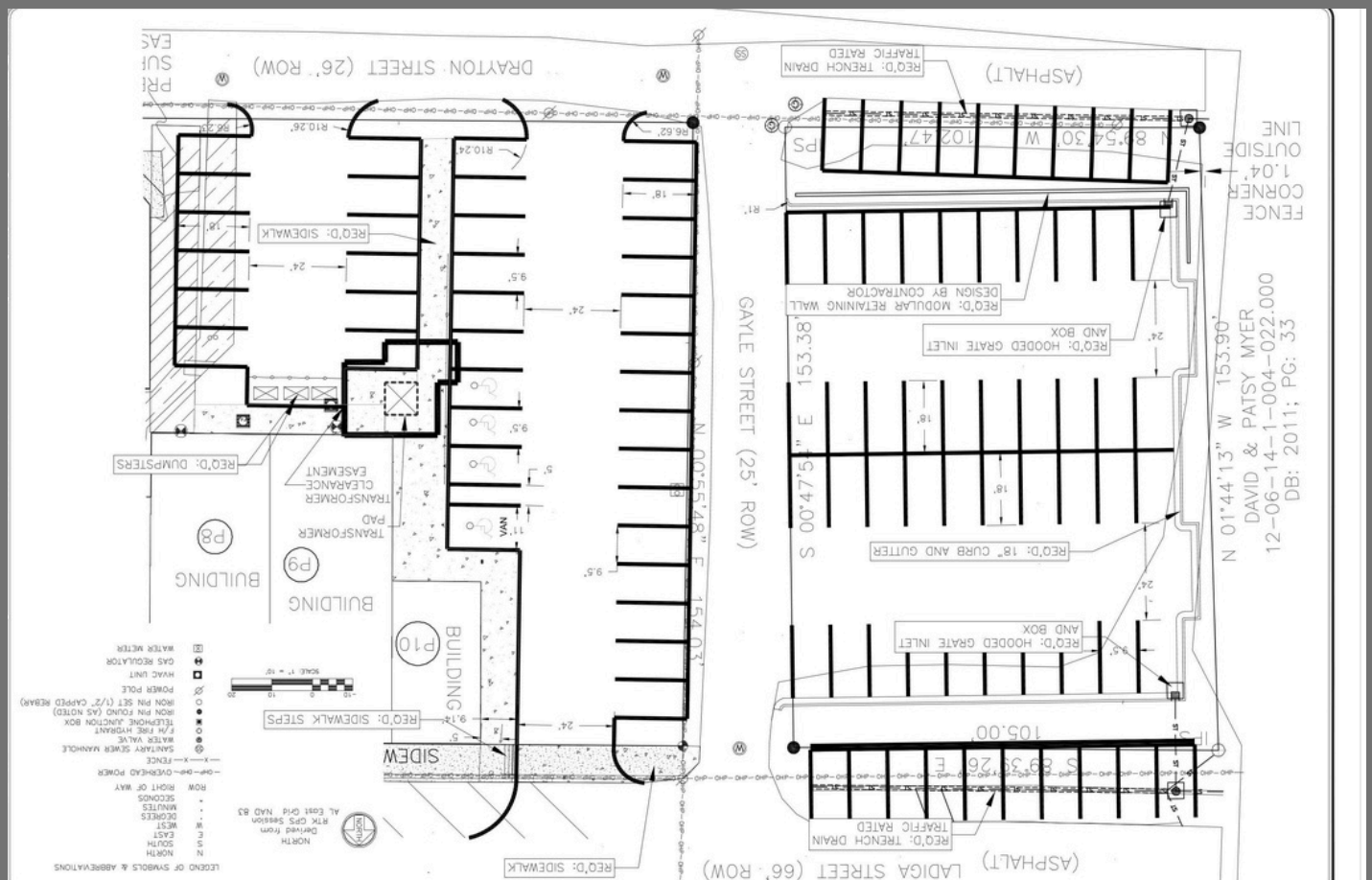
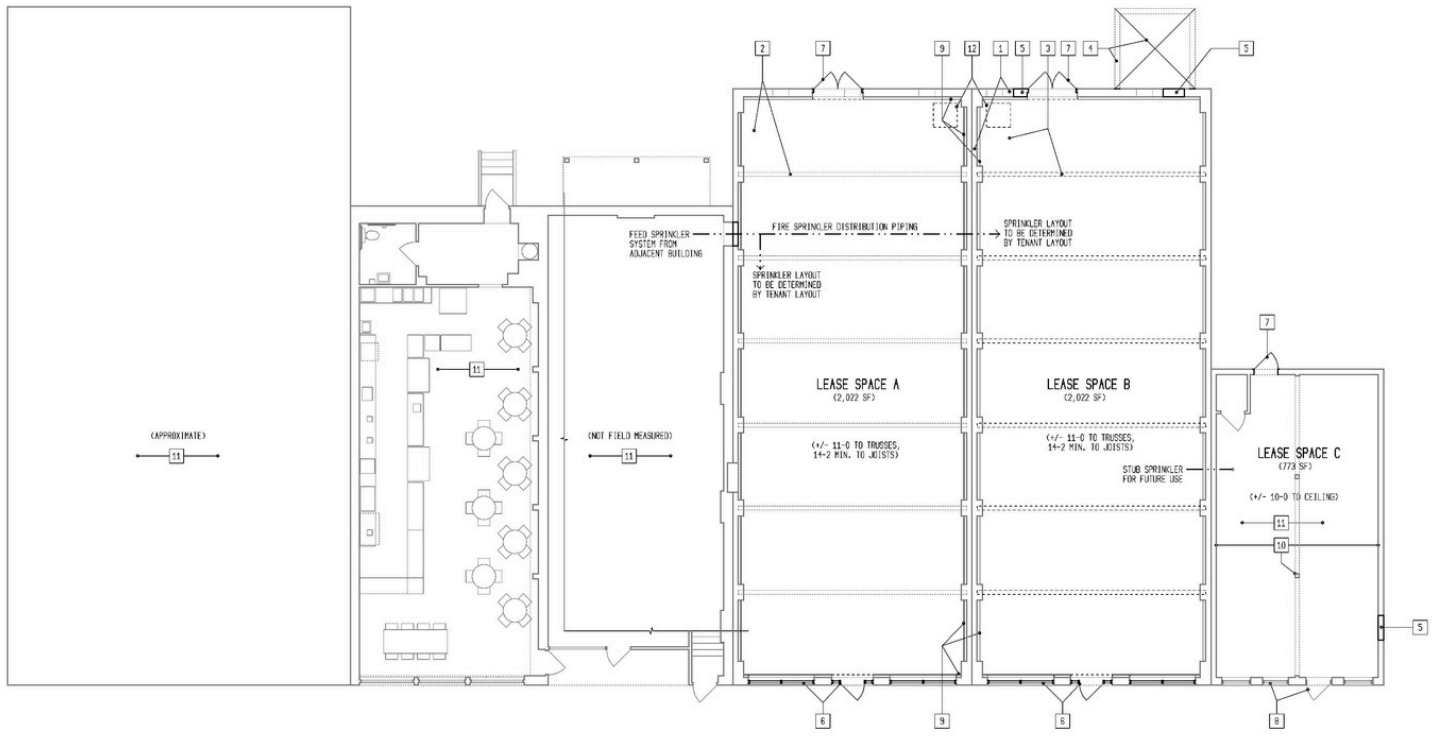
With 96 newly constructed parking spaces, direct access to the square, and a curated tenant mix that includes a national BBQ chain, café, salon, and rooftop bar, The District is positioned to become the town's premier retail and dining destination.



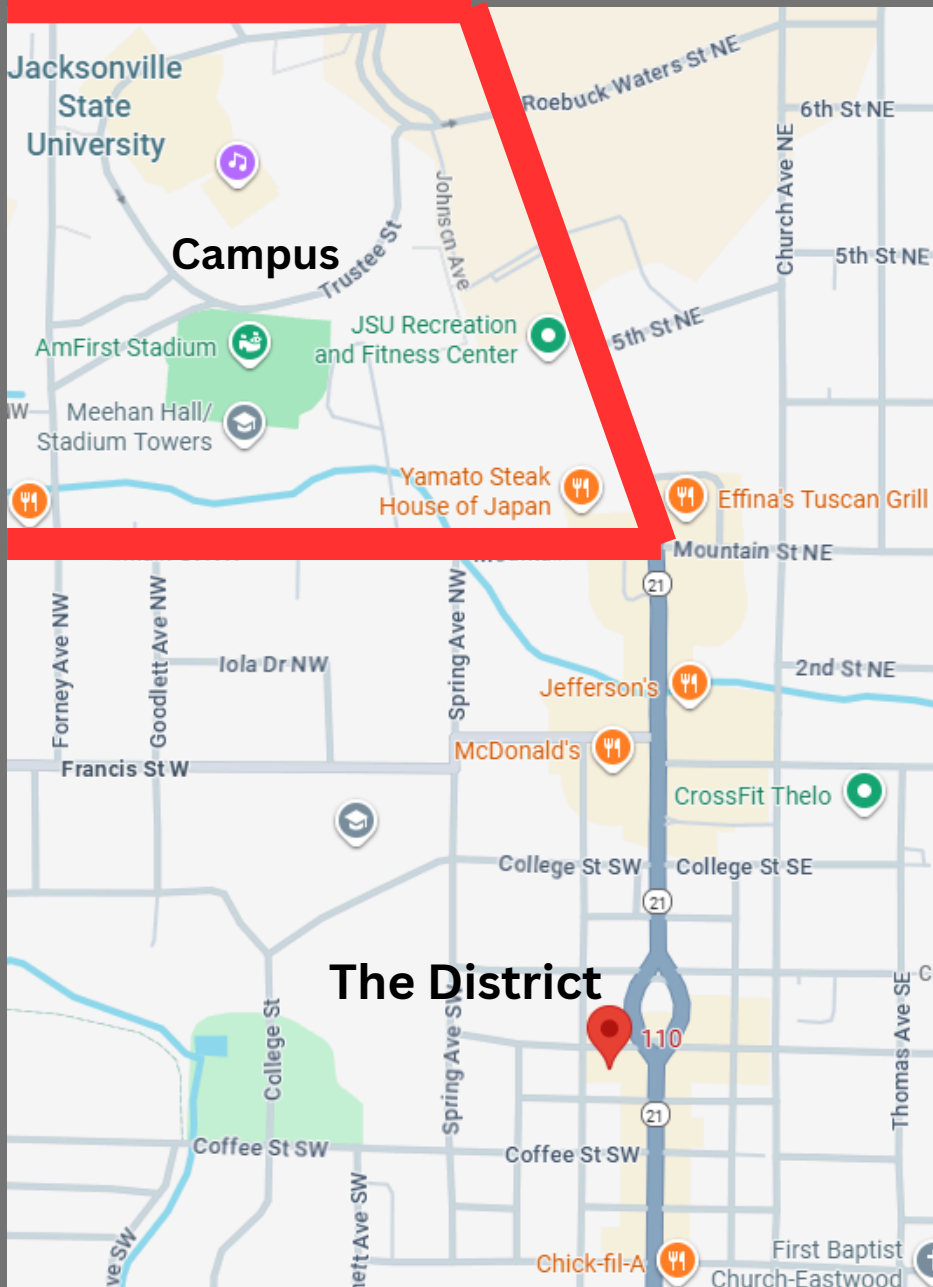
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Proximity to JSU & area retailers



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